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NOTIFICATIONS BY GOVERNMENT

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**MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT
DEPARTMENT**

(Plg. I (1))

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM COMMERCIAL USE ZONE TO PUBLIC - SEMI PUBLIC USE ZONE IN BATASINGARAM VILLAGE, HAYATHNAGAR MANDAL, R.R. DISTRICT.

*[Memo No. 9313/Plg.I (1)/2017-2, Municipal Administration & Urban Development (Plg.I(1)),
29th January, 2018.]*

The following draft variation to the land use envisaged in the Notified Master Plan for Hayathnagar Mandal MDP-2031 vide G.O. Ms.No.33, MA, dt: 24.01.2013, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy.No.221/ P of Batasingaram (V), Hayathnagar (M), RR Dsit. to an extent of 1695.61 Sq. mtrs. which is presently earmarked for Commercial use zone in the Notified Master Plan for Hayathnagar Mandal, MDP-2031 vide G.O. Ms.No.33, MA, dt: 24.01.2013, is now proposed to be designated as Public-Semi Public Use zone for setting up LPG Godown, **subject to following conditions:**

- The applicant shall submit NOC from the Irrigation Department issued by the Executive Engineer, I&CADD vide Lr.No.EE/IB/HYD/ DB/ HD/D1/2017-18/2068, dt:08.11.2017.
- The applicant has submitted NOC from Revenue Department vide Lr.No.B/971/2017/2068, dt: 22.11.2017.

- c) The applicant shall lay the BT surface on the existing 40 ft. approach road at their own cost before approval of development plans by the Authority.
- d) The applicant shall not construct the compound wall along the 40 ft. approach road and to provide easy access to neighboring lands as per G.O. Ms.No.168, MA, dt.:07.04.2012.
- e) The applicant shall pay the Development/ Conversion Charges to HMDA as per rules in force before issue of final orders.
- f) The owner / applicant shall pay publication charges and processing charges to HMDA as per rule in force before issue of final orders.
- g) The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- h) The applicant shall comply the conditions laid down in the G.O.Ms.No.168, MA&UD, dt: 07.04.2012 and G.O.Ms.No.33, MA, dt:24.01.2013 and its Govt., Amendment orders.
- i) The applicant is solely responsible if any discrepancy occurs in the ownership accepts and not made party to HMDA or its employees , the CLU GO will be withdrawn and cancelled without notice and action will be taken as per law.
- j) The Change of Land Use shall not be used as proof of any title of the Land and in any manner.
- k) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority and Govt. MA &UD Dept.

SCHEDULE OF BOUNDARIES

NORTH	:	Sy. No. 221(P) of Batasingaram(V).
SOUTH	:	40 feet wide road.
EAST	:	Sy. No. 221(P) of Batasingaram(V).
WEST	:	Sy. No. 224 (P) of Batasingaram(V).

DRAFT VARIATION TO THE HMDA FOR DELETION OF PROPOSED 30 MTS. MASTER PLAN ROAD PASSING THROUGH AT MANMOL (V), R.C. PURAM MANDAL, SANGAREDDY DISTRICT.

[Memo No. 12064/Plg.I (1)/2017-2, Municipal Administration & Urban Development (Plg.I(1)), 29th January, 2018.]

The following draft variation to the land use envisaged in the Notified Master Plan of MDP - 2031 vide G.O.Ms.No.33, MA, dt: 24.01.2013 and G.O.Ms.No.288, MA, dt: 03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

A 30 mts. Master Plan Road proposed through Sy. Nos.475, 476, 478, 480, 481 & 482 of Manmol (V) and Sy.No.134 of Velimela (V), Patancheru Mandal in Master Plan -2021 & 2031 approved vide G.O.Ms.No.33, MA, dt:24.01.2013 for (MDP - 2031) and G.O.Ms.No.288, MA, dt:03.04.2008 (Erstwhile HUDA - 2021) is now proposed to be deleted in view of a parallel road viz; Radial Road No.7, starting at Sy.No.116 of Tellapur and adjoining at Sy.No.457 of Manmol (V), **subject to following conditions:-**

- a) The applicant shall comply the conditions laid down in the G.O.Ms.No.168, dt: 07.04.2012 & G.O.Ms.No.33, dt:24.01.2013.

- b) The applicant has to pay necessary Conversion charges to HMDA while obtaining Development / Layout permission.
- c) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority/ HMDA / Government.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RESIDENTIAL (MAJOR PORTION), PERI-URBAN (PART), CONSERVATION (PART) USE ZONES TO INDUSTRIAL USE ZONE IN DANDUMALKAPUR VILLAGE, CHOUTUPPAL MANDAL, YADADRI - BHUVANAGIRI DISTRICT FOR ESTABLISHMENT OF GREEN INDUSTRIAL PARK (TSIIC).

[Memo No. 14133/Plg.I (1)/2017-1, Municipal Administration & Urban Development (Plg.I(1)), 29th January, 2018.]

The following draft variation to the land use envisaged in the Notified Master Plan of MDP - 2031 vide G.O. Ms.No.33, MA, dt: 24.01.2013, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy.Nos.682, 693(P), 694, 695, 696, 697(P), 699(P), 701 (P), 702, 704(P), 708(P), 709(P), 711, 712, 713, 714(P), 715, 716(P), 717(P) are falls in R3 Residential use zone to an extent of Ac.306-17 gts., Sy. Nos 705(P) & 706 falls in conservation use zone to an extent of Ac.31-07 gts. Sy. Nos. 707, 708(P), 709 (P) falls in Peri-urban use zone to an extent of Ac.33-22 gts. as per notified MDP 2031 vide G.O.Ms. No. 33, MA & UD, dated: 24.01.2013 is now proposed to be designated as Manufacturing Use Zone to an extent of Acs.371-06 gts. of Dandumalkapur Village, Choutuppal Mandal, Yadadri-Bhuvanagiri subject to following conditions (Excluded Sy. Nos. 700, 703, 704, 705(P) & 710 to an extent Ac. 81-39 gts., in middle of the proposed site u/r not included proposed site u/r ORC patta land and Sy. Nos. 693(P), 697(P), 699(P), 701(P), 708(P), 709(P), 714(P), 716(P), 717(P) to an extent Ac. 6-23 gts. not included proposed site u/r ASSIGNED LAND):

- a) The applicant shall pay the Processing charges & conversion charges to HMDA as per rules in force before issue of final orders.
- b) The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt: 07.04.2012 and G.O.Ms.No.33, MA, dt: 24-01-2013.
- c) The applicant shall handover the road affecting under proposed 45.00 & 90.00 mtrs. RRR master plan road area to the local body at free of cost by way of registered gift deed before release of plans from HMDA.
- d) The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- e) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
- f) CLU shall not be used as proof of any title of the land.
- g) Applicant shall maintain proposed 45.00 mtrs.wide master plan road entry & exit of the MDP-2031 and if any modifications in their layout will be considered.
- h) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority
- i) The Change of Land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
- j) The applicant shall maintain existing NALA as per ground position.

- k) Applicant shall remove the Domestic Electrical lines and shift all along the roads within the approval of Industrial layout plan as per ground alignment.
- l) Applicant show the HT lines at the time of Industrial layout approval from HMDA and should follow the guidelines as per rules in force.

SCHEDULE OF BOUNDARIES

North	:	Sy. Nos. 681, 718, 722, 765 of Dandumalkapur Village.
South	:	Sy. No. 644 of Dandumalkapur Village.
East	:	Sy. No. 765 of Dandumalkapur Village.
West	:	Sy. Nos. 392, 683, 690, 698, 692, 664 of Dandumalkapur Village.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE & SDZ (MULTIPLE USE ZONE) TO MANUFACTURING USE ZONE IN SULTANPUR VILLAGE, PATANCHERU MANDAL, MEDAK DISTRICT.

*[Memo No. 1500/Plg.I (1)/2014-7, Municipal Administration & Urban Development (Plg.I(1)),
29th January, 2018.]*

The following draft variation to the land use envisaged in the Notified Master Plan of MDP - 2031 vide G.O.Ms.No.33, MA, dt: 24.01.2013, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of seven days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy. No.174 of Sultanpur (V) to an extent of Ac.517-34 guntas and Sy. No.70 to an extent of Ac.28-30 guntas of Dayara (V) total to an extent of Ac.546-24guntas, Patancheruvu Mandal, Sangareddy Dist. which is presently earmarked for Residential use zone to an extent of Ac.316.425 cents and Multiple use zone (i.e., within ORRGC), to an extent of Ac.230.175 cents in the notified MDP 2031 vide G. O. Ms. No. 33, MA&UD, dated: 24.01.2013 is now proposed to be designated as Manufacturing Use Zone along with proposed realignment of three 30.00 mtrs. wide Master Plan Roads passing through the premises of TSIIC layout as given below **subject to following conditions:**

x-x1 road realigned as x2-x3

y-y1 road realigned as y2-y3-y4-y5-y6 and

z-z1 road realigned as z1-z2-, z2-z3-z4-z5

- a) The area falling in ORRGC (i.e., Multiple Use zone) only Orange/Green category industries shall be allowed.
- b) TSIIC shall handover the area affected due to Master Plan roads to the local body at free of cost.
- c) TSIIC shall maintain the entry points and exit points for 30 mts. wide roads as per the MDP-2031.
- d) TSIIC shall obtain NOC from Executive Engineer, Irrigation Department and Collector, and Revenue Department regarding the water bodies as per Lr. No.14048/11/2011, dt: 25-05-2012 at the time of layout application.
- e) TSIIC shall comply with the G.O.Ms. No. 168, dt: 07-04-2012 as amended from time to time and G.O. Ms. No. 33, MA, dt: 24-01-2013.
- f) TSIIC shall maintain 9.00 mtrs. vide buffer around the site u/ r.

- g) The applicant shall obtain NOC from TSPCB before obtaining the Layout approval from HMDA.
- h) Consideration of CLU doesn't confer title over the land.
- i) The applicant shall pay the conversion charges to HMDA as per rules in force before issue of final orders.
- j) The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- k) CLU shall not be used as proof of any title of the land.
- l) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- m) The applicant shall maintain the proposed roads as per notified master plan MDP-2031 within the layout.

SCHEDULE OF BOUNDARIES

NORTH : Sy. No. 30 of Sulthanpur Village.

SOUTH : Sy. No. 316 water body, Sy. Nos. 315, 309, 312, 314, 313, 310, 311, 286, 285, 281, 282, 284, 283, 280, 278, 277, 251, 250, 249, 232, 231, 230, 229, 178, 177, 176, 175, 171, 173, 172, 36 of Sulthanpur and 72, 73, 75, 76, 87, 77, 78, 79, 52, 54, 55, 68 and 69 of Dayara Village, Patancheruvu Mandal.

EAST : Sy. Nos. 425, 427, 424, 423, 422 and 421 of Khazipally Village, Jinnaram Mandal.

WEST : Sy. No. 30 of Sulthanpur Village.

ARVIND KUMAR,
Principal Secretary to Government.

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